

ORDINANCE NO. 2686 NEW SERIES

AN ORDINANCE OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, REZONING PROPERTY LOCATED AT 7111 NORTH 99th AVENUE FROM A-1 (AGRICULTURAL) TO PAD (PLANNED AREA DEVELOPMENT) FOR DEVELOPMENT PLAN TITLED "GLENDALE PARK AND RIDE PLANNED AREA DEVELOPMENT"; AMENDING THE ZONING MAP; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Glendale Planning and Zoning Commission held a public hearing on June 18, 2009, in zoning case ZON09-01 in the manner prescribed by law for the purpose of rezoning property located at 7111 North 99th Avenue from A-1 (Agricultural) to PAD (Planned Area Development);

WHEREAS, due and proper notice of such Public Hearing was given in the time, form, substance and manner provided by law including publication of such notice in *The Arizona Republic* on June 3, 2009, and *The Glendale Star* on June 4, 2009; and

WHEREAS, the City of Glendale Planning and Zoning Commission has recommended to the Mayor and the Council the zoning of property as aforesaid and the Mayor and the Council desire to accept such recommendation and rezone the property as a PAD (Planned Area Development) in accordance with the Development Plan currently on file with the Planning Department as of the date of this ordinance.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GLENDALE as follows:

SECTION 1. That a parcel of land in Glendale, Maricopa County, Arizona located at 7111 North 99th Avenue and more accurately described in Exhibit A to this ordinance, is hereby conditionally rezoned from A-1 (Agricultural) to PAD (Planned Area Development) in accordance with the Development Plan currently on file with the Planning Department as of the date of this ordinance.

SECTION 2. That the rezoning herein provided for be conditioned and subject to the development being in substantial conformance with the development plan and permitted uses contained therein of the Glendale Park and Ride Planned Area Development prepared June 5, 2009.

SECTION 3. Amendment of Zoning Map. The City of Glendale Zoning Map is herewith amended to reflect the change in districts referred to and the property described in Section 1 above.

SECTION 4. Effective Date. This Ordinance shall become effective at the time and in the manner prescribed by law.


PASSED, ADOPTED AND APPROVED by the Mayor and Council of the City of Glendale, Maricopa County, Arizona, this 23rd day of June, 2009.


MAYOR

ATTEST:


City Clerk (SEAL)

APPROVED AS TO FORM:


City Attorney

REVIEWED BY:

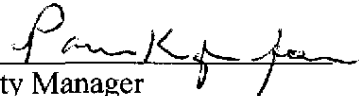

City Manager

EXHIBIT A

DESCRIPTION FOR FEE ESTATE

That portion of the West half of the Southwest quarter (W $\frac{1}{2}$ SW $\frac{1}{4}$) and the Southwest quarter of the Northwest quarter (SW $\frac{1}{4}$ NW $\frac{1}{4}$) of Section 4, Township 2 North, Range 1 East, Gila and Salt River Meridian, Maricopa County, Arizona, described as follows:

Commencing at a Maricopa County Highway Department (MCHD) brass cap in handhole, marking the Southwest corner of said Section 4, which bears South 0°03'47" West 2608.49 feet from a $\frac{1}{2}$ inch rebar marking the West quarter corner of said Section 4;

thence along the South line of said Section 4, North 88°08'03" East 87.22 feet;

thence North 1°51'57" West 65.00 feet to the POINT OF BEGINNING on the existing North right of way line of Glendale Avenue;

thence along the existing East right of way line of 99th Avenue, North 45°54'05" West 41.70 feet;

thence continuing along said existing East right of way line, North 0°03'47" East 1655.96 feet;

thence continuing along said existing East right of way, South 88°08'03" West 22.01 feet;

thence continuing along said existing East right of way line, North 0°03'47" East 807.32 feet;

thence North 88°25'32" East 50.02 feet;

thence North 0°03'47" East 50.02 feet to the East – West mid-section line of said Section 4;

thence along said East – West mid-section line, South 88°25'32" West 50.02 feet to said existing East right of way line of 99th Avenue;

thence along said existing East right of way line, North 0°03'09" East 582.40 feet to the existing westerly right of way line of the Agua Fria Freeway (NORTHWEST OUTER LOOP [State Route 417]);

(continued)

EXHIBIT "A"

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PROJECT: RBA-600-0-702	SECTION: Glendale Ave. – Grand Ave.	PARCEL: D-M-270/
RBA-600-0-701	Jct. I-10 – Glendale Ave.	L-M-181
101L MA 007 H0807 03R	Excess	JD 10/07/04
101L MA 002 H0811 03R		

thence along said existing westerly right of way line, from a Local Tangent Bearing of North 11°44'09" East, along a curve to the Right, having a radius of 1592.84 feet, a length of 634.47 feet to the New westerly right of way line of said Agua Fria Freeway;

thence along said New westerly right of way line, South 10°10'39" West 709.47 feet;

thence continuing along said New westerly right of way line, along a curve to the Left, having a radius of 2421.83 feet, a length of 1331.83 feet;

thence continuing along said New westerly right of way line, South 22°09'41" East 308.32 feet;

thence continuing along said New westerly right of way line, South 17°05'20" East 391.23 feet to the existing westerly right of way line of said Agua Fria Freeway;

thence along said existing westerly right of way line, South 02°48'19" East 980.75 feet to said New westerly right of way line;

thence continuing along said New westerly right of way line, South 21°30'08" West 34.41 feet;

thence continuing along said New westerly right of way line, South 66°19'58" West 26.92 feet to the New North right of way line of Glendale Avenue;

thence along said New North right of way line, South 88°08'03" West 443.76 feet to the POINT OF BEGINNING.

There shall be no right or easement of access to, from or between the parcel of land described above and said Agua Fria Freeway; and

There shall be no right or easement of access to, from or between the parcel of land described above and said Glendale Avenue;

967,409 square feet more or less.

GRANTOR RESERVES unto the public and various utility companies, easements for existing utilities, if any, within the above described property, in accordance with Arizona Revised Statute 28-7210.

EXHIBIT "A"

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PROJECT: RBA-600-0-702 RBA-600-0-701	SECTION: Glendale Ave. – Grand Ave. Jct. I-10 – Glendale Ave.	PARCEL: D-M-270/ L-M-181
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